

00544910/EC



IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE HOLDERS OF THE BANK
OF AMERICA FUNDING CORPORATION, 2008-
FT1 TRUST, MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2008-FT1

vs.

ARNELL BYRD; DAISY THOMAS, PERSONAL
REPRESENTATIVE OF THE ESTATE OF
FELONEZE MARIE HARRIS, DECEASED;
CHERI HARRIS; JOHN KRASUCKI; FELTON
SAWYER; UNKNOWN HEIRS AND DEVISEES
OF THE ESTATE OF FELONEZE MARIE
HARRIS; ALSO ALL PERSONS OR PARTIES
UNKNOWN CLAIMING ANY RIGHT, TITLE,
LIEN, OR INTEREST IN THE PROPERTY
DESCRIBED IN THE COMPLAINT HEREIN

**SHERIFF'S NOTICE TO JUDGMENT DEBTOR OF
SALE OF REAL PROPERTY**

CAUSE # 14-2-21384-1 SEA

JUDGMENT RENDERED ON 6/18/2015
ORDER OF SALE ISSUED: 9/1/2015
DATE OF LEVY: 9/25/2015

TO: DAISY THOMAS, PERSONAL REPRESENTATIVE OF THE ESTATE OF FELONEZE MARIE
HARRIS, DECEASED AND UNKNOWN HEIRS AND DEVISEES OF THE ESTATE OF FELONEZE
MARIE HARRIS (IN REM), JUDGMENT DEBTOR(S):

THE SUPERIOR COURT OF KING COUNTY HAS DIRECTED THE UNDERSIGNED SHERIFF OF
KING COUNTY TO SELL THE RIGHT, TITLE AND INTEREST OF THE JUDGMENT DEBTOR(S)
IN THE PROPERTY DESCRIBED TO SATISFY A JUDGMENT IN THE ABOVE ENTITLED
ACTION. IF DEVELOPED, THE PROPERTY ADDRESS IS:

10617 AQUA WAY S SEATTLE, WA 98168

THE LAND REFERRED TO IN THIS GUARANTEE IS SITUATED IN THE STATE OF
WASHINGTON, COUNTY OF KING, CITY OF SEATTLE, AND IS DESCRIBED AS FOLLOWS:
THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION
5, TOWNSHIP 23 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY, WASHINGTON,
DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK 16, BEVERLY PARK NO. 1,
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 32 OF PLATS, PAGE 1, IN KING
COUNTY, WASHINGTON;

THENCE NORTH 79°47'52" EAST ALONG THE EASTERLY PROLONGATION OF THE
NORTHERLY LINE OF SAID LOT 1, A DISTANCE OF 99.90 FEET TO THE SOUTHWESTERLY
MARGIN OF CITY OF SEATTLE PIPE LINE RIGHTS OF WAY (AQUA WAY SOUTH);
THENCE SOUTH 33°34'56" EAST ALONG SAID SOUTHWESTERLY MARGIN 157.97 FEET TO
THE TRUE POINT OF BEGINNING;

THENCE SOUTH 33°34'56" EAST ALONG SAID SOUTHWESTERLY MARGIN OF 70.00 FEET;
THENCE SOUTH 79°47'52" WEST 125.00 FEET;
THENCE NORTH 33°34'56" WEST 70.00 FEET;

THENCE NORTH 79°47'52" EAST 125.00 FEET TO THE TRUE POINT OF BEGINNING.
TAX PARCEL NO. 052304-9228-01.

THE SALE OF THE ABOVE DESCRIBED PROPERTY IS TO TAKE PLACE:

TIME: 10:00 AM
DATE: NOVEMBER 20, 2015
**PLACE: 4TH AVENUE ENTRANCE, KING COUNTY ADMINISTRATION
BUILDING, 500 FOURTH AVENUE, SEATTLE, WA 98104**

THE JUDGMENT DEBTOR(S) CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF **\$70,730.31** TOGETHER WITH INTEREST, COSTS AND FEES BEFORE THE SALE DATE. FOR THE EXACT AMOUNT, CONTACT THE SHERIFF AT THE ADDRESS STATED BELOW:

King County Courthouse
516 Third Avenue
Room W-150
Seattle, WA 98104
(206) 263-2600

THIS PROPERTY IS SUBJECT TO:

- ☐ 1. No redemption rights after sale.
☒ 2. **A redemption period of eight months which will expire at 4:30 p.m. on JULY 20, 2016.**
☐ 3. A redemption period of one year which will expire at 4:30 p.m. on

The judgment debtor(s) or any of them may redeem the above described property at any time up to the end of the redemption period by paying off the amount bid at the Sheriff's sale, plus additional costs, taxes, assessments, certain other amounts, fees and interest. If you are interested in redeeming the property, contact the undersigned sheriff at the address stated below to determine the exact amount necessary to redeem.

IMPORTANT NOTICE: IF THE JUDGMENT DEBTOR(S) DO NOT REDEEM THE PROPERTY BY 4:30 P.M. ON JULY 20, 2016, THE END OF THE REDEMPTION PERIOD, THE PURCHASER AT THE SHERIFF'S SALE WILL BECOME THE OWNER, AND MAY EVICT THE OCCUPANT FROM THE PROPERTY UNLESS THE OCCUPANT IS A TENANT HOLDING UNDER AN UNEXPIRED LEASE. IF THE PROPERTY TO BE SOLD IS OCCUPIED AS THE PRINCIPAL RESIDENCE BY THE JUDGMENT DEBTOR(S) AT THE TIME OF THE SALE, HE SHE, THEY, OR ANY OF THEM MAY HAVE THE RIGHT TO RETAIN POSSESSION DURING THE REDEMPTION PERIOD, IF ANY, WITHOUT PAYMENT OF ANY RENT OR OCCUPANCY FEE.

The judgment debtor may also have the right to retain possession during any redemption period if the property is used for farming or if the property is being sold under a mortgage that so provides.

JOHN URQUHART, SHERIFF
King County, Washington

BY: HUGO ESPARZA
DEPUTY
KING COUNTY COURTHOUSE
516 THIRD AVENUE
ROOM W-150
SEATTLE, WA 98104
206-263-2600

ATTORNEY:
ROBINSON TAIT, P.S.
710 SECOND AVENUE
SUITE 710
SEATTLE, WA 98104
(206) 676-9640